Mower County Assessors Office | **08.024.0120** | **Route #: 000-000-000** | **PDF 3** | **CERTIFIED**

55461 245TH ST, AUSTIN | Plat Map: | Subdivision: **UNKNOWN** | Deeded Acres: **10.000**

Current Owner/Address | DBA: | Comp ID: | Map Area: **LANSING TWP: NEW**

JACK D & RHONDA AKKERMAN (D)
55461 245TH ST
AUSTIN MN 55912-0000

Section: **24** Township: **103** Range: **18** Block: Lot:
Checks/Tags: Lister/Date: Reviewer/Date: **RLT, 08/30/2021**
Loc/Class: **RURAL/AG DWELLING** Tax District: **492** Entry Status: **Info From Owne**
MN Alloc/Hmstd: **200 - Agricultural *2a*/001 - Full Homestead**

Legal: 24 103 018
SW1/4

E660FT N660FT NE1/4

Basis	Front	Rear	Side 1	Side 2	R. Lot	SF	Acres	Unit Price	T/E/O%
Ag Lnd							4.330		0/0/0
Ag Lnd							1.000		0/0/0
Sub Total						435,600.00	10.000		
Grand Total*						435,600.00	10.000		

*Includes all land areas

Notes

Residential Dwelling

Occupancy	**Single-Family / Owner Occupied**			
Style	**1 Story Frame**			
Arch Style	**N/A**			
Year Built	**1952**	EYB **1952**	EFA **74**	
Area SF	**1,058**	TLA **1,958**	GLA **1,958/0**	
Ttl Rms **12**	Ttl Bdrms **4**			
Bsmt/Attic	**Full / None**			
Heat/AC	**Yes / Yes AC**			
Bsmt Finish 1	**Rec. Room (Single) 529 Avg**			
Bsmt Finish 2				
Fireplace 1	**1 Masonry**			
Fireplace 2				
Fireplace 3				
Fireplace 4				
Full/Half Baths	**1/1**	Other/Total Fixtures **0/8**		
Decks & Patios	**Wood Deck-20 SF/C.Blk/Brick Patio-42 SF**			
Porches				
Ext Wall	**Stl**	Roof **Asph / Hip**		
Veneer 1	**1/2 Story Brick 954 18**			
Veneer 2				
Bsmt Stalls/Total Garages	**0/1**	Ttl Additions **1**		

Base Price	
Basement Adjustment	
Attic Adjustment	
No Heat Adjustment	
Central AC Adjustment	
Adjusted Base	
Finish	
Single Siding	
Exterior	
Fireplaces	
Plumbing/Appliances	
Attached Garages	
Basement Stall	
Base Total	
Graded	
Physical Value	
Total Less Obsolescence	
Extras	
Additions	
RCN	
Detached Garages	
Map Factor	
Total Bldg (RND)	

	Appraised	Board of Review	State Equalized	With Exemptions
Land	**$123,300**			
Dwlg	**$324,900**			
Impr	**$144,400**			
Total	**$592,600**			

	PrYr 2025	PrYr 2024	PrYr 2023
Land	**$123,300**	**$127,600**	**$120,200**
Dwelling	**$324,900**	**$294,400**	**$292,400**
Impr	**$144,400**	**$118,700**	**$123,000**
Total	**$592,600**	**$540,700**	**$535,600**

Additions	Area	Year	Garages	Area	W	L	Year
1 Story Frame	900	2000	Att Frame	624	0	0	1952

Yard Extras	Cnt	Year
Gar (Commercial) - W12.00 x L20.00 240 SF, Frame, AVG Pricing	1	1952
Gar (Commercial) - W22.00 x L22.00 484 SF, Metal/Wood Frame, AVG Pricing	1	2007

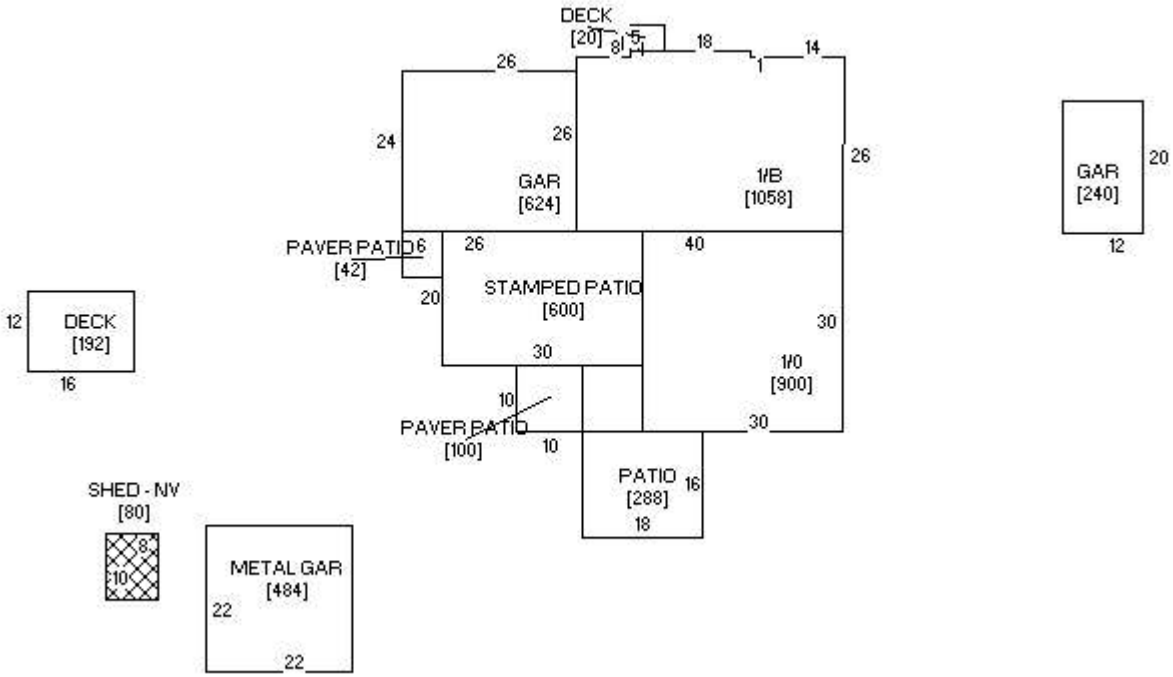
Ag Buildings	Area	Year
925/925 - Stl. Utility Bldg - 0 x 0	4,320	2006
927/927 - Shed - 0 x 0	192	1952
918/918 - Confinement - Hog - 32 x 54	1,728	1992

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Ag Buildings	Area	Year
941/941 - Conc Pit - 8 Ft Depth - Ex Conc PITS - 32 x 54	1,728	1992
920/918 - Confinement - Hog - 50 x 130	6,500	2001
941/941 - Conc Pit - 8 Ft Depth - Ex Conc PITS - 50 x 130	6,500	2001
903/908 - Lean-to - 0 x 0	336	2001
943/943 - Bin - Grain Storage (Bushel)		1981
943/943 - Bin - Grain Storage (Bushel)		1995
943/943 - Bin - Grain Storage (Bushel)		1950
943/943 - Bin - Grain Storage (Bushel)		1950

Additional Notes:

Permission to Inspect Date



Sketch 1 of 2



Ph 1 of 20 08/30/2021